WARRANTY DEED



Davidson County DEEDWARR
Recvd: 05/04/01 10:33 2pgs
Fees:11.00 Taxes:550.93



20010504-0046110

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 148,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF May, 2001

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
South Pacific Island, LP		MAP 104-06-G
(NAME)	(NAME)	
102 Fairmont Place		PARCEL 2 CO
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Todd A. McCullough

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO South Pacific Island, LP

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A condominium apartment in Davidson County, Tennessee, being Unit No. 102 of Fairmont Square Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the plan of record in Book 6250, page 310, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Todd A. McCullough, unmarried, by deed from J. Melville Armstrong and spouse, Kay W. Armstrong of record in Book 10207, page 101, as corrected in Warranty Deed of Correction of record in Book 10406, page 56, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2001 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 6250, page 310, said Register's Office; (c) charter of record in Book 6491, page 842, Book 7555, page 377 and Book 7866, page 382, said Register's Office; and (d) master deed and bylaws of record in Book 6445, page 612, Book 6484, page 111, and Book 6653, page 895, said Register's Office.

unimproved ( )
This is improved (X) property, known as 102 Fairmont Place, Nashville, Tennessee 37203
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 3rd day of May, 2001

Todd A. McCullough by Jo David L. Keith, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Todd A. McCullough

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 3rd day of May, 2001.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 3RD day of May, 2001, before me personally appeared Jo David L. Keith, to me known to be the person who executed the foregoing instrument on behalf of Todd A. McCullough and acknowledged that he executed the same as the free act and deed of Todd A. McCullough.

Witness my hand and seal this 3RD day of May, 2001.

Kevin D. Montgomery
NOTARY PUBLIC

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE Exp. 10/25/2003 DAVIDSON COUNTY, TENNESSEE